

MINUTES OF THE  
STATE HISTORIC PRESERVATION REVIEW BOARD MEETING  
MAY 11, 2007  
MICHIGAN HISTORICAL CENTER

**Board Members Present:**

Scott Beld, Lynn Evans, Richard Harms, Carolyn Loeb, Jennifer Radcliff

**Board Members Absent:**

Alison (Kim) Hoagland, Janese Chapman, Elizabeth Knibbe

**Staff Members Present:**

Amy Arnold, Laura Ashlee, Robert Christensen, Brian Conway, Brian Grennell, Ted Grevstad-Nordbrock, Martha MacFarlane-Faes, Robbert McKay, Barbara Mead, Denise Sachau, Todd Walsh

**Members of the Public Present:**

Anthony Austin, concerning First National Bank and Trust Building  
Heather DeKorte, concerning First National Bank and Trust Building  
Richard Karp, concerning the Arbaugh's Department Store Building  
Kristine Kidorf, concerning The Wardell & the Arbaugh's Department Store Building  
Wendy Moore, concerning the Cadillac Public Library  
Janay Mullett, concerning The Wardell  
Pam O'Connor, concerning the Union Block & the Patrick and Sarah Dobbins Shields House  
Leslie Pielack, concerning the William E. & Nina A. Downey Scripps Estate  
Sara Van Porfliet, Concerning the William E. & Nina A. Downey Scripps Estate  
Nan Taylor, concerning the Cadillac Public Library  
Scott Whipple, concerning First National Bank and Trust Company Building

**Approval of Agenda:**

Moved: Evans moved that the 920 South Boulevard Historic District Committee Study Report be added to the agenda and that the agenda be approved with this amendment.

Seconded: Harms

Vote: 5-0

**Approval of minutes of January 19, 2007:**

Harms noted that the number of votes does not match the number of participants on several National Register nominations. Radcliff noted that she had emailed Walsh pointing out the errors. Harms stated that he also emailed Walsh noting the errors. Harms further stated that his notes show that all of the National Register nominations heard at the January 19, 2007, meeting should have a vote of 8-0, and the adjournment vote should be 7-0.

Moved: Harms moved approval of minutes of January 19, 2007, with modifications as noted.

Seconded: Radcliff

Vote: 5-0

**Staff Reports:**

Brian Conway:

- The state's cash-flow and budget problems are affecting the SHPO. Several Executive Orders from the Governor's Office have halted most purchases, travel, and grant payments. Federally funded grants (Certified Local Government grants) are allowed, but special fund grants (Michigan

Lighthouse Assistance Program) are still on hold. SHPO has started the process for obtaining an exemption for the SHPO's grant programs.

- SHPO has inserted language in new grant contracts stating that no payments will be made until October 1, 2007. Radcliff asked if the new stipulation was for all open grants or only for new grants. Conway confirmed that the new rule applies only to new grants.
- SHPO has been allowed to announce the FY07 CLG awardees. Like the MLAP grants, grant agreements will be written so that no payouts occur until October 1, 2007.
- The SHPO has awarded \$79,500 in Certified Local Government (CLG) grants to four communities: Menominee, Kalamazoo, Lansing, and Holland.
  - Menominee is partnering with the Menominee Opera House Committee to hire an architect to prepare a rehabilitation master plan for the opera house.
  - Kalamazoo will be hiring a consultant to prepare a condition assessment report for the Kalamazoo Water Tower.
  - The Lansing Economic Development Corporation will be hiring a consultant to prepare a National Register district nomination.
  - Holland will be conducting restoration and stabilization work on the Van Raalte Farmhouse.
- Both house and senate versions of the Single Business Tax replacement bill retain the historic preservation tax credit provisions. The Michigan Historic Preservation Network (MHPN) and others are moving towards amendments to the bill's language that would allow tax credit stacking and pass through, which allows the credit to go to all partners in a partnership instead of the partnership itself.
- The SHPO is currently operating without a FY07 federal appropriation. Typically the state pays for the operation of the office and is reimbursed by the federal appropriation.
- On February 25, 2007, Congress passed a Continuing Resolution (CR) providing funding for Department of the Interior programs through FY07. The CR allocated \$55,633,000 to the Historic Preservation Fund (HPF), but did not specify how the funds should be distributed between the SHPOs, Tribal Historic Preservation Offices (THPO), Save America's Treasures (SAT), Preserve America (PA), etc.
- By mid-April Congress passed a technical correction to the CR specifying the split at:
  - SHPOs: \$37,217,000 (an increase of \$1,500,000 from 2006)
  - THPOs: \$5,446,000 (an increase of \$1,505,000 from 2006)
  - SAT: \$8,074,000
  - PA: \$4,926,000
- The technical correction will increase Michigan's appropriation by \$42,759, from \$794,046 in FY06 to \$836,805 in FY07. However, the technical correction was included in the Iraq War spending bill, which the president has said he will veto. If the bill is vetoed the states will have to wait until another version of the technical correction is passed and signed before funds can be obligated to the SHPOs.
- The Southwest Michigan Heritage Tourism Road Map (SWMHTRM), a Preserve America project, is nearing completion. The student interns have completed the inventory work, and Amy Arnold is compiling the context statements for the region.
- With a matching grant from the Michigan Council of Arts and Cultural Affairs (MCACA), Design Michigan has been conducting community "visual assessments," and a student intern in the region is undertaking a survey and inventory of arts related resources in the region.
- SHPO staff has met with the Department of Environment Quality (DEQ), the Nature Conservancy, and Ducks Unlimited to discuss a partnership to develop GIS-based mapping for the region incorporating both natural and cultural resources, and investigate possible funding through DEQ's Coastal Zone Management program.

- Communities in the SWMHTRM area will be hosting workshops in the summer and early fall. National Register nominations and Michigan Historical Marker applications are also part of this project.
- Additional funding for the SWMHTRM project is being sought from the Frey Foundation.
- The SHPO has applied for funding from Preserve America to have a consultant prepare National Register of Historic Places nominations and Michigan Historical Markers for Idlewild in Yates Township, Lake County, and Mary's City of David in Benton Harbor, Berrien County. An announcement of the awards is expected in mid-May. The Idlewild project has received a commitment of \$30,000 from the Michigan Economic Development Corporation (MEDC).
- The Department of History, Arts and Libraries (HAL) is partnering with MEDC, other state agencies, and Yates Township to spearhead a cultural economic development plan for Idlewild, with a community visioning session to be held in May. A component of the plan, and building upon the NRHP nomination, will be a cultural resource management plan funded in part with a \$10,000 grant from MCACA and \$2,500 from the National Trust for Historic Places (NTHP).
- Michigan Historical Marker Appreciation Day is May 21st.
- The annual Governor's Awards for Historic Preservation will be held on Thursday, May 24, 2007, at 9:30 in the Capitol rotunda. A reception, sponsored by the MHPN, will follow the awards ceremony. Award recipients are:
  - Votruba Grocery & Porter Lumber Company Buildings, East Jordan
  - Muskegon Boilerworks, Muskegon
  - First National Bank and Trust Company Building, Flint
  - Penney House, Canton Township
  - 1754 Parker Avenue, Detroit
  - Graphic Arts Building, Detroit
- The Michigan Historical Center Foundation sought out donors for this year's awards.
- There is still no agreement on the proposed DEQ bottomlands lease for offshore lighthouse transfers. Ownership of the Ludington Pier Light was transferred to the city of Ludington despite the lack of an agreement being in place. The position of the federal government is that a bottomlands lease is not required because the light sits on a pier with rights to bottomlands under the premise of navigational servitude. DEQ maintains that a bottomlands lease is required and is attempting to work with the city of Ludington to secure a lease. The final result will be precedent setting.
- On May 22, the SHPO will be facilitating a meeting of the Michigan Lighthouse Alliance and Michigan Lighthouse Fund to discuss roles, relationships, and future joint efforts. A lighthouse conference is planned for spring 2008.
- The Cool Cities and Cities of Promise programs have been brought together in a new division known as Urban Redevelopment in the Michigan State Housing Development Authority.
- The city of Hamtramck is rehabilitating a building to be used as a city museum. Sandra Clark has been involved in this project.
- Sandra Clark has also been involved in a state initiative to help refurbish and reopen the McGregor Library in Highland Park, a NRHP property.
- Muskegon Heights has been working to stabilize a community theater. Robb McKay has been involved in this project.
- An important recent Environmental Review project is the Harbor Shores development in Benton Harbor. It will include a golf course with three holes to be constructed in Jean Klock Park. The SHPO and applicable federal agency determined that no historic properties were present.
- Other recent projects reviewed under Section 106 include:
  - Ambassador Bridge replacement. The Ambassador Bridge has been determined eligible for listing in the National Register by the Keeper. The SHPO's position is that a newly constructed bridge will have an adverse affect on the historic bridge.

- Sleeping Bear Dunes management plan.
- Recent tax credit applications to come to the SHPO include:
  - Detroit Life Building (Detroit)
  - Fort Shelby Hotel (Detroit)
  - Whittier Hotel (Detroit)
  - Botsford Barn (Farmington Hills)
  - Blodgett Children's Hospital (Grand Rapids)
  - Mutual Building (Lansing)
  - Borden Creamery (Mount Pleasant)
- The Michigan Main Street Program (MMSP) will be holding meetings in Scottville, Iron Mountain, North Lansing, and Ishpeming.
- The Quarterly meeting of the MMSP managers will be held in Ishpeming.
- This year's MMSP communities will be selected in June.
- SHPO's travel budget is limited, and staff members cannot travel unless reimbursed by those communities or organizations requesting staff members.
- The Department of History, Arts and Libraries has partnered with Michigan State University to develop the Cultural Economic Development Online Tool (CEDOT).
- SHPO staff has participated in workshops in several communities, including: Albion, Detroit (International Heritage Development Conference), Detroit (Rosedale Park Historic District), Detroit (Lafayette Park Historic District), Hillsdale, Holland, Lansing (Affordable Housing Conference), Mackinac Island (MHPN Annual Conference), Manistee, Muskegon Heights, Pontiac, Plymouth, Rochester Hills, and Saugatuck.
- SHPO staff has also attended the Centennial Farm Association annual meeting and USDA Rural Development Historic Preservation training.

#### Barbara Mead

- The staff of the Office of the State Archaeologist (OSA) attended the annual meetings of the Michigan Archaeological Society (MAS) and the Conference on Michigan Archaeology (COMA) in April. Dean Anderson was elected secretary and John Halsey was elected to the executive board of COMA.
- Anderson also attended a roundtable lunch in Niles regarding the future of Fort St. Joseph.
- Mead gave a presentation on Cultural Resource Management on State Forest Lands at a joint Department of Natural Resources (DNR) Forest Management and Tribal conference at Higgins Lake.
- Anderson chaired a session in Traverse City on environmental and cultural issues at the Michigan Inter-governmental Transportation Meeting with the Michigan Department of Transportation (MDOT), the Federal Highway Administration (FHWA) and Michigan's twelve federally recognized tribes.
- The OSA has provided information on a cemetery in a county park to two tribes affiliated with those buried there.
- The OSA has been working the Keweenaw Bay Indian Community's THPO on an issue involving traditional cultural property and land that a mining company would like to develop.
- Mead has been continuing with parcel reviews for the DNR. DNR has thousands of small parcels of land, mostly tax-reverted properties, for disposal. In the previous few months, Mead has reviewed over 1,700 parcels. Most have been insignificant, but one submission contained a radio tower now being used by the Department of Homeland Security, and others contained parcels in the Mackinac State Historic Parks. All of those properties have been removed from the DNR disposal list.
- In April, the OSA was requested by the White Lake Police Department to investigate a construction site. Halsey and Anderson recovered bones not already removed by the police department. The

evidence suggests that this was an isolated prehistoric grave, and there were no artifacts present. The county medical examiner plans to send the bones to a forensic anthropologist for further examination.

- Budget constraints will not allow the OSA to staff the Sanilac Petroglyphs State Park this year. Usually, trained students are hired to staff the park. In lieu of full-time staff, the OSA will host two open houses. The MAS purchased the Petroglyphs site in the 1960s, and presented it to the state as a tool for public education. The open house dates are May 18 and June 30, 2007.
- Anderson is working with the museum on a temporary hunting exhibit.

Radcliff asked about the status of the Borden Creamery. Conway stated that the Borden Creamery project has been controversial. Points of controversy include the water tower and the chimney. The water tower had lead paint and structural issues. The SHPO has approved the removal of both features because the overall project met the standards and will benefit the community.

Radcliff asked about the proposed walkway from the Book-Cadillac Hotel to the parking structure. Conway replied that the People's Building has been demolished and a parking ramp and walkway will be constructed. NPS reversed their previous decision to deny approval because the overall project will be so beneficial to the city and the small connection is insignificant in light of the overall attempt to meet the standards.

### **National Register Nominations**

**Site:** Quincy Mining Company Stamp Mills Historic District

**Presented By:** Christensen

**Moved for Approval:** Evans

**Seconded:** Beld

**Vote:** 5-0

**Criteria:** A, C; g

**Level of Significance:** National

**Site:** Cadillac Public Library

**Presented By:** Christensen

**Moved for Approval:** Harms

**Seconded:** Radcliff

**Vote:** 5-0

**Criteria:** A, C

**Level of Significance:** Local

Radcliff noted a typo error on the bottom page 8 – the date reads as 1906 instead of 2006. Loeb noticed a sentence in the middle of the second paragraph on page 6 that does not have a logical ending. Christensen noted that Harms often emails comments prior to the actual review board meeting, and that such emails are welcome and helpful.

**Site:** The Wardell (Park Shelton Apartments)

**Presented By:** Kidorf

**Moved for Approval:** Evans

**Seconded:** Harms

**Vote:** 5-0

**Criteria:** A, B, C

**Level of Significance:** Local

**Site:** Arbaugh's Department Store Building

**Presented By:** Kidorf

**Moved for Approval:** Harms  
**Seconded:** Evans  
**Vote:** 5-0  
**Criteria:** A, C  
**Level of Significance:** Local

**Site:** First National Bank and Trust Company Building  
**Presented By:** DeKorte  
**Moved for Approval:** Radcliff  
**Seconded:** Beld  
**Vote:** 5-0  
**Criteria:** A, C  
**Level of Significance:** Local

Harms noted that he had sent Christensen some comments on the history of banking. Christensen stated that the comments will be added in the final draft, but had not had the time to make the changes before the meeting.

**Site:** Union Block  
**Presented By:** O'Connor  
**Moved for Approval:** Beld  
**Seconded:** Evans  
**Vote:** 5-0  
**Criteria:** A, B, C  
**Level of Significance:** Local

Evans asked if the owners are planning to do anything with the third floor. O'Connor replied that the rehabilitation of the main floor has begun, and a new roof is being installed. The main floor will be used for the owner's antiques business, and he will live on the second and third floors.

**Site:** Patrick and Sarah (Dobbins) Shields House  
**Presented By:** O'Connor  
**Moved for Approval:** Harms  
**Seconded:** Beld  
**Vote:** 5-0  
**Criteria:** A, C  
**Level of Significance:** Local

Loeb commented that the oral history contained in the nomination enriches the history of the house.

**Site:** William Edmund and Nina A. Downey Scripps Estate  
**Presented By:** Pielack  
**Moved for Approval:** Radcliff  
**Seconded:** Evans  
**Vote:** 5-0  
**Criteria:** A, B, C  
**Level of Significance:** National

Radcliff asked if Pielack could explain how the stucco on the building could exist in its original condition. Pielack stated that some repair work was done near the downspouts, and that the house was extremely soundly built. Conway asked if Guest House, Inc., took ownership directly from the Scripps

family. Pielack stated that Guest House took ownership in 1955 after Mr. Scripps died in 1952. Conway also asked what the future plans for the house were considering that Guest House is constructing a new facility. Pielack stated the future plans for the house have not been finalized, but that short-term residential space, meeting space, and public tours have been mentioned. Loeb asked if Mrs. Scripps was active socially or had any involvement in the design of the house. Pielack stated that Mr. and Mrs. Scripps had a traditional relationship, and that her involvement with the house was mostly social. Pielack added that the design of the house was mostly a collaboration between Mr. Scripps and his brother-in-law, Clarence Day.

**Site:** Ladies' Literary Club

**Presented By:** Harms

**Moved for Approval:** Evans

**Seconded:** Beld

**Vote:**

**Criteria:** A, C

**Level of Significance:** National

Harms absented himself from the room following his presentation of the nomination. With his departure a quorum was not present for taking action on the nomination. Conway recommended that the board members be polled on this nomination via email. Evans moved approval of the nomination with the direction that SHPO seek all board members' votes via email. Beld seconded Evans' motion. Christensen noted a letter of support from the City of Grand Rapids.

### **Historic District Committee Study Reports:**

#### **Fraternities and Sororities Historic District, East Lansing**

Radcliff stated that she was surprised that Arnold's comments were so extensive given East Lansing's experience with the historic district study committee process. Arnold replied that it often depends on who is on the study committee.

#### **Mathias Alten Historic District, Grand Rapids**

Harms noted that he had previously submitted comments to Arnold.

#### **Trinity Deliverance/Church of the Covenant Historic District, Detroit**

- The board made no additional comments

#### **Park Avenue Historic District, Detroit**

- The board made no additional comments

#### **920 South Boulevard Historic District, Rochester Hills**

Radcliff asked what the expected response would be from Rochester Hills regarding Arnold's comments. Arnold replied that a member of the study committee stated that the committee would try to find more agricultural related history. Arnold added that she expected that the study committee would improve the report.

### **Appeals:**

#### **Glen Ann Place, LLC, et. al. v. State of Michigan**

Conway stated that this appeal is on the agenda only for an informational update and not for the board's consideration. Conway added that the appellant has filed suit and named both the City of Ann Arbor

Historic District Commission and the State Historic Preservation Review Board as defendants. The Attorney General's (AG) office is handling the case and that AG will be filing briefs and representing the review board. Conway stated that there is nothing the review board needs to do and that, when the briefs are presented, he will obtain a copy for the review board's review.

**Dates of Next Meeting:**

September 14, 2007

**Adjournment:**

Harms moved that the meeting be adjourned.

Evans seconded.

Vote: 5-0.

The meeting adjourned at 1:07 p.m.

Prepared by T. Walsh